



WILLIAM T FUJIOKA  
Chief Executive Officer

## County of Los Angeles CHIEF EXECUTIVE OFFICE

Kenneth Hahn Hall of Administration  
500 West Temple Street, Room 713, Los Angeles, California 90012  
(213) 974-1101  
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*"To Enrich Lives Through Effective And Caring Service"*

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November 18, 2014

The Honorable Board of Supervisors  
County of Los Angeles  
383 Kenneth Hahn Hall of Administration  
500 West Temple Street  
Los Angeles, California 90012

Dear Supervisors:

**ADOPTED**

BOARD OF SUPERVISORS  
COUNTY OF LOS ANGELES

17 November 18, 2014

*Sachi A. Hamai*  
SACHI A. HAMAI  
EXECUTIVE OFFICER

**JOINT RESOLUTION BETWEEN THE BOARD OF SUPERVISORS OF  
THE COUNTY OF LOS ANGELES AND THE CITY COUNCIL OF THE  
CITY OF LOS ANGELES APPROVING AND ACCEPTING THE NEGOTIATED EXCHANGE OF  
PROPERTY TAX REVENUE RESULTING FROM THE  
ANNEXATION OF UNINCORPORATED TERRITORY KNOWN AS  
ANNEXATION NO. 2013-06 (JORDAN DOWNS) TO THE CITY OF LOS ANGELES  
(SECOND DISTRICT)  
(3 VOTES)**

**SUBJECT**

This action is to adopt the Joint Resolution for the Negotiated Exchange of Property Tax Revenue associated with the annexation of County unincorporated territory to the City of Los Angeles.

**IT IS RECOMMENDED THAT THE BOARD:**

Approve and adopt the Joint Resolution between the Board, and the City Council of the City of Los Angeles (City), based on the negotiated exchange of property tax revenue related to proposed Annexation No. 2013-06, of approximately 42 acres of unincorporated territory within Florence-Firestone to the City of Los Angeles.

**PURPOSE/JUSTIFICATION OF RECOMMENDED ACTION**

The City Council adopted a Specific Plan for Jordan Downs to provide for land uses to accommodate a mix of residential, recreational, commercial, and industrial opportunities. A portion of the annexation area, approximately 21 acres, is planned to be included in the Jordan Downs 118 acre project area. The remaining 21 acres are being proposed for annexation to create a boundary that

will eliminate islands of service. Based on these two factors, on September 30, 2014, the City Council of the City of Los Angeles adopted the Joint Resolution providing for the negotiated exchange of property tax revenue resulting from the proposed annexation of approximately 42 acres of uninhabited, unincorporated territory generally located along Alameda Street between East 97th Street and East 103rd Street, within the Florence-Firestone Community Standards District.

In order for the Local Agency Formation Commission (LAFCO) for the County of Los Angeles to proceed with the required hearings on the proposed annexation, the Board, as governing body of the County of Los Angeles and County Road Maintenance District No. 2 (RMD No. 2), County Lighting Maintenance District No. 1687 (LMD No. 1687) and County Lighting District No. LLA-1, the Firestone Garbage Disposal District (GDD), the Consolidated Fire Protection District (CFPD), and the County Public Library System, must also adopt the Joint Resolution.

### **Implementation of Strategic Plan Goals**

The County's Strategic Plan Goal of Community Support and Responsiveness (Goal 2) directs the provision of enhanced services, and effectively planning and responding to economic, social, and environmental changes. The proposed annexation to the City of Los Angeles will provide for the effective planning and implementation of the Specific Plan for Jordan Downs approved by the City on August 22, 2013, and create a boundary that will eliminate islands of service.

### **FISCAL IMPACT/FINANCING**

The adopted resolution will transfer Fifty-Eight Thousand Five Hundred Fifty Dollars (\$58,550) in base property tax revenue from the County General Fund to the City, and will transfer a share of the annual tax increment, approximately 2.72 percent in Tax Rate Area 01241; 2.68 percent in Tax Rate Area 01245; and 2.68 in Tax Rate Area 01612 from the County to the City, as indicated in the Joint Resolution. An adjustment will be made to the County budget in the fiscal year following the filing of the statement of boundary change for Annexation No. 2013-06 with the California State Board of Equalization.

### **FACTS AND PROVISIONS/LEGAL REQUIREMENTS**

Pursuant to Title 5, Division 3, of the California Government Code, commencing with Section 56000, the City of Los Angeles adopted a resolution and filed an application with LAFCO on August 14, 2013, to initiate proceedings for the annexation of approximately 42 acres of uninhabited, unincorporated County territory to the City of Los Angeles.

Section 99 of the Revenue and Taxation Code (R&T Code) requires that prior to the scheduling of annexation proceedings at LAFCO, the governing bodies of all agencies whose service area or service responsibilities will be altered by such change, must negotiate a reallocation of property tax revenue between the affected agencies, and approve and accept such reallocation by resolution. The City of Los Angeles adopted the negotiated Joint Resolution for the subject annexation as required by Section 99 of the R&T Code on September 30, 2014.

The proposed territory to be annexed is currently under the County of Los Angeles RMD No. 2, County LMD No. 1687, the County Public Library System, the Firestone GDD, the CFPD, and the County Lighting District No. LLA-1. Upon annexation of the territory to the City, the territory will be detached from County RMD No, 2, the County LMD No. 1687, the County Public Library System, and the Firestone GDD; and excluded from County Lighting District No. LLA-1.

Adoption of the Resolution by the Board will allow LAFCO to schedule the required public hearing to consider testimony on the proposed annexation. LAFCO will subsequently take action to approve, approve with changes, or disapprove the proposal.

The Joint Resolution has been approved as to form by County Counsel.

### **ENVIRONMENTAL DOCUMENTATION**

The proposed project is not a project pursuant to the California Environmental Quality Act (CEQA) because it is an activity that is excluded from the definition of a project by Section 15378(b) of the State CEQA Guidelines. The proposed action is the creation of a government funding mechanism, a fiscal activity which does not involve any commitment to any specific project, which may result in a potentially significant physical impact on the environment.

### **IMPACT ON CURRENT SERVICES (OR PROJECTS)**

Upon the effective date of the annexation, the City will become responsible for providing municipal services to the area within its jurisdiction.

### **CONCLUSION**

At such time as the recommendation is approved by the Board, please return one copy of this letter and five signed originals of the Resolution to LAFCO, one approved copy of this letter and one copy of the Resolution to the Chief Executive Office, Office of Unincorporated Area Services, and one approved copy of this letter and a copy of the Resolution to the Auditor-Controller, Tax Division.

The Honorable Board of Supervisors

11/18/2014

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Respectfully submitted,

A handwritten signature in black ink, appearing to read 'W. T. Fujioka', with a long horizontal line extending to the right.

WILLIAM T FUJIOKA

Chief Executive Officer

WTF:RLR:DSP

AG:acn

Enclosures

c: Executive Office, Board of Supervisors  
County Counsel  
Animal Care and Control  
Assessor  
Auditor-Controller  
Fire  
Public Library  
Public Works  
Regional Planning  
Sheriff  
City of Los Angeles  
Local Agency Formation Commission  
for the County of Los Angeles

**JOINT RESOLUTION OF THE BOARD OF SUPERVISORS OF THE COUNTY OF LOS ANGELES AND THE CITY COUNCIL OF THE CITY OF LOS ANGELES APPROVING AND ACCEPTING THE NEGOTIATED EXCHANGE OF PROPERTY TAX REVENUE RESULTING FROM THE ANNEXATION OF TERRITORY KNOWN AS ANNEXATION 2013-06 TO THE CITY OF LOS ANGELES, WITHDRAWAL FROM COUNTY LIGHTING MAINTENANCE DISTRICT 1687, EXCLUSION FROM COUNTY LIGHTING DISTRICT LLA-1, UNINCORPORATED ZONE, WITHDRAWAL FROM COUNTY ROAD DISTRICT NO. 2, DETACHMENT FROM FIRESTONE GARBAGE DISPOSAL DISTRICT, DETACHMENT FROM THE CONSOLIDATED FIRE PROTECTION DISTRICT AND WITHDRAWAL FROM THE COUNTY PUBLIC LIBRARY SYSTEM**

**WHEREAS**, the City of Los Angeles initiated proceedings with the Local Agency Formation Commission (LAFCO) for the County Los Angeles for the annexation of territory identified as Annexation 2013-06 to the City of Los Angeles; and

**WHEREAS**, pursuant to Section 99 of the California Revenue and Taxation Code, for specified jurisdictional changes, the governing bodies of affected agencies shall negotiate and determine the amount of property tax revenue to be exchanged between the affected agencies; and

**WHEREAS**, the area proposed for annexation is identified as Annexation 2013-06, and consists of approximately 41.72 acres of uninhabited, unincorporated territory generally located along Alameda Street between East 97<sup>th</sup> Street and East 103<sup>rd</sup> Street within the Florence-Firestone Community Standards District; and

**WHEREAS**, the area is located within the boundaries of County Lighting Maintenance District 1687; and

**WHEREAS**, the City of Los Angeles hereby agrees to the withdrawal of the proposed annexation territory from County Lighting Maintenance District 1687; and

**WHEREAS**, upon annexation of the proposed area to the City of Los Angeles, the territory shall be withdrawn from County Lighting Maintenance District 1687; and

**WHEREAS**, the annexation area is also located within County Lighting District LLA-1, Unincorporated Zone; and

**WHEREAS**, pursuant to Section 22613 of the California Streets and Highways Code, whenever any territory of an assessment district is included within a city by annexation or incorporation, that territory is thereby excluded from the assessment district; and

**WHEREAS**, upon annexation of the proposed area to the City of Los Angeles, the territory will be automatically excluded from County Lighting District LLA-1, Unincorporated Zone; and

**WHEREAS**, upon annexation of the proposed area to the City of Los Angeles, the territory shall be withdrawn from the County Road District No. 2; and

**WHEREAS**, upon annexation of the proposed area to the City of Los Angeles, the territory shall be detached from the Firestone Garbage Disposal District; and

**WHEREAS**, upon annexation of the proposed area to the City of Los Angeles, the territory shall be detached from the Consolidated Fire Protection District; and

**WHEREAS**, upon annexation of the proposed area to the City of Los Angeles, the territory shall be withdrawn from the County Public Library system; and

**WHEREAS**, the Board of Supervisors of the County of Los Angeles, as governing body of the County, and the County of Los Angeles Road District No. 2, County Lighting Maintenance District 1687, Firestone Garbage Disposal District, Consolidated Fire Protection District, and County Public Library and the City Council of the City of Los Angeles, have determined the amount of property tax revenue to be exchanged between their respective agencies as a result of the annexation of the unincorporated territory identified as Annexation 2013-06, detachment from County Road District No. 2, withdrawal from County Lighting Maintenance District 1687, exclusion from County Lighting District LLA-1, Unincorporated Zone, detachment from the Firestone Garbage Disposal District, detachment from the Consolidated Fire Protection District, and withdrawal from the County Public Library system is as set forth below:

**NOW, THEREFORE, BE IT RESOLVED AS FOLLOWS:**

1. The City of Los Angeles agrees that it will bear the full responsibility for the street lighting and lighting maintenance services in the proposed annexation area upon the withdrawal of the annexation territory from County Lighting Maintenance District 1687 and exclusion of the territory from County Lighting District LLA-1, Unincorporated Zone.

2. The negotiated exchange of property tax revenue between the County of Los Angeles and the City of Los Angeles, resulting from Annexation 2013-06 is approved and accepted.

3. For the fiscal year commencing in the year after the filing of the statement of boundary change for Annexation 2013-06 with the Board of Equalization pursuant to Government Code sections 54902 and 57204, and every fiscal year thereafter, property tax revenue allocated to County Road District No. 2, in the area subject to Annexation 2013-06 shall be transferred to the County of Los Angeles, and the County Road District No. 2 share in the annexation area shall be reduced to zero.

4. For the fiscal year commencing in the year after the filing of the statement of boundary change for Annexation 2013-06 with the Board of Equalization pursuant to Government Code sections 54902 and 57204, and every fiscal year thereafter, the tax-sharing ratio allocated to the County Lighting Maintenance District 1687 in the area subject to Annexation 2013-06 shall be reduced to zero.

5. For the fiscal year commencing in the year after the filing of the statement of boundary change for Annexation 2013-06 with the Board of Equalization pursuant to Government Code sections 54902 and 57204, and every fiscal year thereafter, the tax-sharing ratio allocated to the Firestone Garbage Disposal District in the area subject to Annexation 2013-06 shall be reduced to zero.

6. For the fiscal year commencing in the year after the filing of the statement of boundary change for Annexation 2013-06 with the Board of Equalization pursuant to Government Code sections 54902 and 57204, and every fiscal year thereafter, the tax-sharing ratio allocated to the Consolidated Fire Protection District in the area subject to Annexation 2013-06 shall be reduced to zero.

7. For the fiscal year commencing in the year after the filing of the statement of boundary change for Annexation 2013-06 with the Board of Equalization pursuant to Government Code sections 54902 and 57204, and every fiscal year thereafter, the tax-sharing ratio allocated to the County Public Library in the area subject to Annexation 2013-06 shall be transferred to the County of Los Angeles, and the County Public Library share in the annexation area shall be reduced to zero.

8. For the fiscal year commencing in the year after the filing of the statement of boundary change for Annexation 2013-06 with the Board of Equalization pursuant to Government Code sections 54902 and 57204, Fifty-Eight Thousand, Five Hundred and Fifty Dollars (\$58,550) in base property tax revenue shall be transferred from the County of Los Angeles to the City of Los Angeles.

9. For the fiscal year commencing after the filing of the statement of boundary change for Annexation 2013-06 with the Board of Equalization pursuant to Government Code sections 54902 and 57204, and every fiscal year thereafter, the following ratios of annual property tax increment attributable to each respective Tax Rate Area in the Annexation 2013-06 territory shall be transferred from the County of Los Angeles to the City of Los Angeles as shown below and the County's share shall be reduced accordingly:

<b>Tax Rate Area</b>	<b>Annual Tax Increment Ratio Transfer to the City</b>
01241	.271503981
01245	.268180926
01612	.268240752

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PASSED, APPROVED AND ADOPTED this 30 day of September, 2014  
by the following vote:

AYES: 11

ABSENT: Englander, Huizar, Krekorian, Price  
(4)

NOES: 0

ABSTAIN:

E. G. [Signature]  
\_\_\_\_\_  
Mayor  
City of Los Angeles, California

ATTEST:

[Signature]  
\_\_\_\_\_  
City Clerk  
City of Los Angeles



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(Signed in Counterpart)

The foregoing resolution was on the 18th day of November, 20 14,  
adopted by the Board of Supervisors of the County of Los Angeles and ex officio the governing body of all  
other special assessment and taxing districts, agencies and authorities for which said Board so acts.

SACHI A. HAMAI, Executive Officer  
Clerk of the Board of Supervisors  
of the County of Los Angeles



By Carla Little  
Deputy

APPROVED AS TO FORM:

RICHARD D. WEISS  
Acting County Counsel

BY Carla Little  
Deputy

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(Signed in Counterpart)